

MARILIN HOLDINGS LLLP

FONTANA TRACE
534427

PLAT: 00000/00000 UNIQ ID 1236
ID NO:

Parcel ID: 6632-00-15-7118-

SPLIT FROM ID

Reval Year: 2021 Tax Year: 2027
Appraised By 05 on 09/21/2020 30500 FONTANA VIEW/TRACE

COUNTY TAX (100)

30-NR-ALMOND FONTANA TRACE - LT 45

CARD NO. 1 of 1
1.6620 AC
TW-30 CI- FR-TN

SRC= Inspection
AT- LAST ACTION 20210415

CONSTRUCTION DETAIL				MARKET VALUE						DEPRECIATION			CORRELATION OF VALUE			
TOTAL POINT VALUE	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM		CREDESCENCE TO	MARKET			
0	97V	00														
BUILDING ADJUSTMENTS				% GOOD												

TOTAL ADJUSTMENT FACTOR	0	VACANT LAND
TOTAL QUALITY INDEX	0	STYLE:

DEPR. BUILDING VALUE - CARD	0
DEPR. OB/XF VALUE - CARD	
MARKET LAND VALUE - CARD	54,000
TOTAL MARKET VALUE - CARD	54,000
TOTAL APPRAISED VALUE - CARD	54,000
TOTAL APPRAISED VALUE - PARCEL	54,000
TOTAL PRESENT USE VALUE - LAND	0
TOTAL VALUE DEFERRED - PARCEL	0
TOTAL TAXABLE VALUE - PARCEL \$	54,000

PRIOR APPRAISAL		PERMIT		
BUILDING VALUE	OBXF VALUE	CODE	DATE	NO.
0	0			
54,000				
0				
0				
54,000				
0				
0				
54,000				

SALES DATA							
OFF. RECORD BOOK	DATE MO	DATE YR	DEED TYPE	O/U	V/I	INDICATE SALES PRICE	
0404	0599	8 2012	SWD	I	V	17,000	
0399	1063	2 2012	STD	I	V	172,500	
0321	0607	1 2006		X	V	165,000	

HEATED AREA

NOTES

GEN: GENERAL MEMO GEN: LO
T 45 GEN: GENERAL MEMO GE
N: LOT 45 GEN: GENERAL ME
MO GEN: LOT 45

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
SUBAREA																					
TOTALS				0																	

BLDG DIMENSIONS

LAND INFORMATION																					
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES	
SINGLE FAMILY RESIDENTIAL	0100		0	0	1.0000	0	1.5000	+00	+00	+50	+00	+00	RP	36,000.00	1.000	LT	1.500	54,000.00	54000	0	1.662 AC

TOTAL MARKET LAND DATA																					
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TOTAL PRESENT USE DATA																					
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